

**Dade County, Florida
Palm Prairie tract ...**

Dade Muck Company, owners

FLORIDA



FLA
975.938
B427

State Library of Florida

FLA
975.938
B427
Map

#01675760



Photograph Taken on the Company's Lands, March 7, 1916; Being the Northeast Corner of Township 59 South, Range 36 East

DADE COUNTY FLORIDA

PALM PRAIRIE TRACT

FLA
975.938
B427

SEE OUR MARL
PRAIRIE LANDS

B
ppl
BELCHER INVESTMENT COMPANY
SOLE SALES AGENTS
HOME OFFICE: 1110½ AVENUE C
M I A M I , F L O R I D A

References:

BANK OF BAY BISCAYNE
FIRST NATIONAL BANK
MIAMI BANK & TRUST CO.
SOUTHERN BANK & TRUST CO.



3 1246 00533354 9

#01675760

DADE COUNTY FLORIDA

PALM PRAIRIE TRACT

SEE OUR MARL
PRAIRIE LANDS



DADE MUCK LAND COMPANY
OWNERS

BELCHER INVESTMENT COMPANY
S. A. BELCHER F. A. BARRETT
SOLE SALES AGENTS
HOME OFFICE: 1110½ AVENUE C
M I A M I , F L O R I D A

FLORIDA STATE LIBRARY

F917.5938

B



View of the rock road built by the land companies, through Royal Palm State Park, three miles from our property, 1914; and the magnificent live oak trees standing in the center of the present route of the Ingraham Highway, being constructed.

FOREWORD



THIS LITTLE booklet is presented with facts relating to Dade County and our Palm Prairie tract of marl lands, owned by the Dade Muck Land Company, for your information.

We have been in the land and development business in Dade County, Florida, twenty-three years. Members of our firm are practical planters and growers of fruit and vegetables in Dade County, of years of experience, and we have arrived at the conclusion, after years of careful observation, that there are unparalleled opportunities awaiting intelligent development of the lands we represent. We are convinced that eventually, with proper development and cultivation, these lands will become of great agricultural and horticultural value on account of their fertility and the climatic conditions, which are unexcelled in the United States. It is said that there are no lands in the United States that extend to a point further South or that enjoy greater freedom from frost and the injurious effects of frost and cold than products grown on these lands. The exact location will be found on the map furnished with this booklet. The statements herein made are based upon the most reliable sources of information available, the estimates of crop production on experience and actual results obtained by settlers in the vicinity of these lands, which, in our opinion, are of similar character and of no greater fertility or value than the lands we offer for sale.

Most of the photographs presented were made on the lands or in the vicinity thereof, which are more definitely identified and explained by statements accompanying each photograph, which we present as a means of illustrating more accurately than could otherwise be done, the status and situation of the lands and conditions surrounding them. We believe that the facts and illustrations herein should convince inquirers sufficiently wherever they may be found, to cause them to accept our offer of taking them to the lands for their personal inspection, which invitation is extended to all inquirers who seek to purchase lands of us.

FOREWORD—Continued

Our initial auto trip from Homestead to Palm Hammock to enable inquirers to view and visit the lands we offer for sale, will start April 3, 1916, at 2 p. m., and in our opinion every farmer interested should take advantage of our offer and make the trip, and if he finds it impossible to make the trip on Monday, April 3d, to make the trip at as early a date as possible thereafter as he finds it practicable so to do, as our auto trips will be made on Mondays following the 3d of April, and oftener when occasion demands it. We want all inquirers and prospective purchasers to visit the lands and make their own inspection. While it is our desire to give accurate information, and all the information that we may have, coupled with our long experience, we insist upon prospective purchasers viewing the lands and making their own inspection.

Remember, that only a few years ago the best lands in the Central and Western States were selling at from \$10.00 to \$30.00 per acre; now the same lands bring from \$150.00 to \$200.00 per acre. The history of the West must eventually be repeated in the South. The time to invest is now.

Dade Muck Land Company

The Dade Muck Land Company owns the lands; all contracts for deeds and the deeds are signed by the Dade Muck Land Company, a Florida corporation; the lands being free from encumbrances. The company gives as its references: The Barnett National Bank, The Florida National Bank and The Heard National Bank of Jacksonville, Florida, and the Bank of Bay Biscayne, Miami, Florida.

Plan of Sale

Our Palm Prairie Tract of land is offered in tracts of twelve and a half ($12\frac{1}{2}$) acres or more, at from thirty-five (\$35.00) to fifty (\$50.00) dollars per acre; one-third cash, balance payable in three equal annual payments, evidenced by promissory notes of the purchaser, payable to the order of the Dade Muck Land Company, with interest at the rate of six (6) per cent per annum, secured by first mortgage on

FOREWORD—*Continued*

the lands so purchased. You get a contract for deed and when paid for a deed direct from the owners of the lands and can take possession of the land at once.

The prices quoted are subject to change without notice. The literature of the company may be changed from time to time without notice. The company will not be responsible for any representations made by its agents, except as contained in its authorized literature, and no business is authorized to be done in the state of Kansas or other states that have enacted Blue Sky laws without permission having first been obtained from the company.

Home Folks

To the home folks we may add the significant fact, which should have weight with all prospective buyers, that out of probably forty purchasers of contracts on these lands no purchaser lives north of Fort Lauderdale.

Address all communications to

**BELCHER INVESTMENT COMPANY
MIAMI, FLORIDA**

REPORT OF ENGINEER ON THE PROPERTY



It may be of interest to note some reports of engineers and excerpts from reports including letters from experienced farmers, and fruit and vegetable growers, which we are pleased to submit herewith:

In the early part of 1914 the Board of County Commissioners of Dade County, Florida, in conjunction with the Model Land Company, caused a survey to be made to locate the Cape Sable road by C. H. Zoll, civil engineer. After spending the required time in making the investigation and survey, Mr. Zoll submitted a report thereon to the Board of County Commissioners of Dade County, which is reproduced below:

"MIAMI, FLA., May 12, 1914.

"To the Honorable Board of County Commissioners of Dade County, Florida.

"GENTLEMEN—Pursuant to your instructions, I have made road survey for Model Land Company, and herewith hand you maps and profiles.

"The line as indicated on map is practicable and can be done with dredge cheaper than by any other method; the material required to build a road 18 feet wide and 4 feet high can be taken from one side of the road, making a drainage canal 20 feet wide and 5 feet deep; the rock lays generally at a depth so as to give an ample quantity for at least one foot of top dressing. This plan will not only act as drainage but will be a dike also, preventing water from the north from inundating this part of the country. My estimate of cost is \$4,000.00 per mile for finished road and canal.

"The land over which road runs is far above the average 'Glade land, it being mostly well compacted marl, liberally interspersed with dense hammocks, some of which contain good saw timber (cypress). This marl is underlaid with fresh water until vicinity of the bay is reached, and where muck is found it is thoroughly decomposed and compacted, rendering it very fertile.

"There is no part of Southern Florida that would respond to development as would this. I am so much enthused that I could dwell on this subject indefinitely, but not wishing to trespass on your time or patience will close.

Respectfully submitted,

"(Signed) C. H. ZOLL, *Civil Engineer.*

DADE COUNTY, FLORIDA

PALM PRAIRIE TRACT

DADE COUNTY, FLORIDA



E are pleased to reproduce as information some data which is found in an interesting little book, entitled "Florida and the Everglades," by Wm. Robinson Myers. He writes that:

"Fifteen or sixteen years ago there was not a single commercial citrus grove in the county * * * In the sparse settlements there had been made some effort in growing vegetables, but the outlet for these products was by sailboat to Key West which, at that time, proved to be a non-paying industry. We have referred to this fact simply to show our readers the rapid development of Dade County in a few years. The Commissioner of Agriculture Report (1913) shows the following percentage of fruits and vegetables grown in Dade County:

"Limes 84 per cent of state's production and 99 per cent more than any other county.

"Lemons 45 per cent of state's production and twice as many as any other county.

"Grapefruit 33 1-3 per cent of the state's production and more than any other three counties.

"Avocadoes, 93 per cent of the state's production and more than all the rest of the state.

"Guavas, 78 per cent of the state's production and more than all the rest of the state.

"Bananas, 30 per cent of the state's production and more than any other county.

"Cocoanuts, 60 per cent of the state's production and more than any other county.

"Beans, 32 per cent of the state's production and more than any other county.

"Eggplant, 46 per cent of the state's production and more than any other six counties.

"Squash, 48 per cent of the state's production and more than any other eight counties.

"Tomatoes, 63 per cent of the state's production and more than all the rest of the state.

"Peppers, 48 per cent of the state's production and more than any other eight counties.

"Irish potatoes, second county of the state in production.

"The report from the United States Census Enumerator shows that Dade County has increased in ten years in population 261.6 per cent or 131 per cent more than any other county in Florida, and 33 per cent more than the increase in Los Angeles County, California; the increase of that county was but 196 per cent.

"From the preceding facts and figures it is evident that Dade County is the most prosperous county in the state and that the predictions made in the early days regarding the future of Dade County have been more than fulfilled, and yet Dade County and the entire Everglades are only in their infancy."

It is further stated in the book referred to, quoted from the *Miami Daily Metropolis*, that:

"Dade County's report (of the Department of Agriculture) is compiled from the Agricultural Census taken last summer by Tax Assessor J. F. Jaudon, and his assistant. No census of this nature will be taken this year and that is only compiled every second year.

CROPS WORTH \$2,500,000

"Referring to the Agricultural report, it will be seen that the total value of the crops grown in Dade County in the season of 1912 was over \$2,500,000. This amount it is expected will be greatly increased when the report is made next year. It will be remembered that when the Agricultural Census was taken forty-two varieties of fruits, vegetables, grains and grasses were raised, each of which is grown in sufficient quantities so as to rank as a 'crop.' The smallest acreage given was that of rice, with one-half acre, valued at \$50.00. The largest was tomatoes with 8,196 5-6 acres, which produced a crop valued at \$1,511,614. Considering the present strides made in the opening of new lands in Dade County, Florida, for the farming lands in Dade County, when the 1914 Agricultural Census is taken, these figures should be one-half again as large, say those who are watching the situation closely."

The principal field and vegetable crops mentioned in the Agricultural Report for 1912 are:

"Peppers, 267 acres; Irish potatoes, 919 acres; beans, 1,161 acres; eggplants, 140 acres; tomatoes, 8,196 acres.

"Other crops mentioned of smaller areas, except hay (232 acres) and millet (239 acres), are corn, sweet potatoes, rice, sugar cane, field peas, peanuts, velvet beans, onions, celery, cabbage, squash, cucumbers, watermelons, English peas and beets.

"Other crops enumerated being limes, grapefruit, sugar apples, avocado pears, pineapples, bananas, Japan persimmons, mangoes, cocoanuts, sapodillas, guavas, strawberries, pecans, pears, peaches, figs and plums.

NOTE.—It is interesting to note the accuracy of the estimate made in Mr. Meyer's book as to the 1913-1915 census, showing a large increase. To illustrate, the tomato crop increased in acreage from 8,196 5-6 acres to 9,392 acres; value, from \$1,511,614 to \$1,892,059.

GRASSES

There were displayed at the Dade County Fair, according to report of the secretary of the Fair Association, the following plants: Para grass, Para hay, Rhodes grass and Rhodes hay, Paspalum, St. Augustine grass, Bermuda grass and St. Lucie grass, Crab grass, Japanese cane, several varieties of millet, corn with ears, oat grass, rye, Natal grass, Natal hay.

MIAMI

Miami, called the "Magic City of Florida," is situated 366 miles from Jacksonville, on Biscayne Bay, the center of one of the largest fruit and vegetable growing sections of Florida, a modern city built along modern lines. The population is cosmopolitan, every state in the Union furnishing its quota of representatives. This city ranks first in the United States in point of health. Schools, churches and social advantages are of the best.

POPULATION

The population is estimated at 22,000. The *Saturday Evening Post* under date of March 29, 1913, stated in part that:

"If Florida's mid-winter sunshine was put into a statistical abstract, it would have to be expressed by such figures as astronomers used in stating the distance to Saturn. Climate means tourists and winter residents — soil and climate together mean fruit and vegetables; and all of these hang primarily upon transportation. Some of the best *public roads* to be found anywhere are in Florida."

Since the above was written, many miles of hard surfaced roads have been constructed in Dade County until the aggregate mileage is said to be upwards of 300 miles, which have been greatly improved by the use of oil, making what is said to be one of the finest systems of hard-surfaced roads in the world.

HOMESTEAD

Homestead is the principal railroad station on the Florida East Coast Railway between Miami and Key West, about thirty-five miles from Miami. Its growth and the development of the surrounding country is quite in keeping with that of the Magic City. It is said that

less than eight years ago there were only three houses in the town, and less than twenty-five inhabitants in the entire community; that there was no road into or out of the town that was possible to travel with team and wagon, save possibly some beaten trail-ways to some nearby "homestead" or settler's home. Now the town enjoys the conveniences



Federal Building,
Miami



Dade County Courthouse,
Miami

SCENES I

of the great hard-surfaced highway system of the county, a perfected hard-surfaced oiled boulevard from Miami to Homestead, and on to Florida City, another thrifty town of a few years' growth, equal to the best. Excellent hard-surfaced roads have been extended in various directions, including the *Ingraham Highway* now under construction towards Cape Sable, through the Royal Palm State Park and the prairie lands west thereof, from Homestead out into the county which is rapidly being settled up and improved by comfortable homes being established, the planting and growing of fruits and vegetables on a large scale, tomatoes in particular.

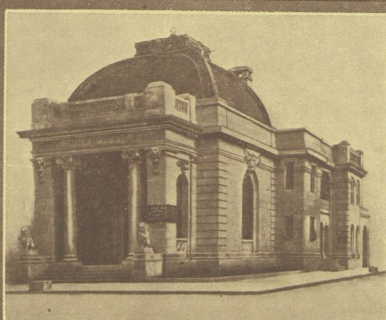
SCHOOLS.—Excellent schools have been established and buildings erected. Churches of various denominations have been organized and houses of worship constructed. Florida City, nearby, enjoys corresponding growth in settlement with perhaps added improvement in many lines of endeavor. The entire community is inhabited by thrifty and deserving people.

ROYAL PALM STATE PARK

NOTE.—The Royal Palm State Park was ceded to the Florida Federation Women's Clubs for public park purposes by Act of Legislature 1915, and consists of section fifteen and the north half of section twenty-two, township fifty-eight, range thirty-seven.



Fire Department and City Hall,
Miami



Bank of Bay Biscayne,
Miami

IN MIAMI

ENDOWMENT

Conditioned upon the Florida Federation of Women's Clubs obtaining a like acreage as an endowment, which has been consummated by the generosity of the Model Land Company, at the instance of Mrs. Henry M. Flagler, by an exchange of the lands so obtained as an endowment, with the Trustees of the Internal Improvement Fund of the State of Florida, lands adjacent to the park were conveyed to the Florida Federation of Women's Clubs described as section twenty-one and east half of section twenty, in the same township and range, thus providing an area for a State Park and the endowment thereof of the above described lands aggregating 1,920 acres, concerning which the preamble of the Act of Legislature reads in part:

"Attention has been called to the island situate in the Everglades in the lower part of Dade County, said to be very fertile and covered with a dense growth of tropical forest trees and growth, and studded with most beautiful Royal palms, estimated from six hundred to one



Bird's-eye View of a Section of Royal Palm State Park, March, 1916.

thousand in number; many of which have obtained an estimated height of 100 feet, making altogether a most beautiful and unique natural park of rare plants and magnificent body of Royal palms which are not known to exist elsewhere in the forests of Florida or in the United States."

THE PALM PRAIRIE TRACT

The Dade Muck Land Company owns lands as appear on the map printed in this booklet, being situate two or three miles west of the Royal Palm State Park and extending south to the waters of the Gulf of Mexico. A portion of these lands are usually referred to and commonly known as prairie lands.

MARL.—The soil is said to be very fertile and of a marl formation, the depth ranging from a few inches to eighteen inches.

CYPRESS AND PRAIRIE.—A portion of the company's lands appear to be what may be referred to as cypress and prairie lands, the soil conditions being quite similar to those of the prairie lands mentioned, with occasional small cypress bush or tree — a typical view of which appears in photograph in this leaflet taken on the company's lands.

PRAIRIE AND HAMMOCK.—A portion of the lands of the company appear to be lands of similar soil conditions as the prairie lands, a much larger percentage of which is prairie lands with clumps of small hammocks said to range from an eighth (1-8) of an acre in area to one acre, with an occasional hammock of larger area.

LAKES AND SLOUGHS.—There appears to be a slough or depression through the prairie land, which has some cypress trees and few hammocks situated thereon, which pass through the tract of land from east to west, and south thereof lies Lake Cuthbert, said to be a beautiful clearwater lake, with an area of about 1,000 acres, with some smaller lakes, not far distant, of excellent fresh water.



View taken March 7, 1916, on the Company's prairie lands, about Section 12,
Township 59 South, Range 36 East.

HAMMOCK.—The lower part of the tract bordering on the shore line and extending back, of an irregular width and grading from one and a half to three miles from the shore line, is reported to be high hammock land upon which is situated some excellent specimens of hammock growth and trees of great variety, much of which is thought to be of semitropical varieties.



View of lands of the Company in the northern part of Township 59 South, Range 36 East, typical of
the cypress bushes in certain areas of the tract, and prairie lands.



Typical scene of prairie lands and hammock, taken of the surveying crew locating the Ingraham Highway, through the Company's lands and other adjacent lands. Colonel Zoll and surveying party digging well for water to drink.

SOIL.—The soil condition in the entire tract is said to be exceptionally fertile and suitable for growing vegetables, citrus fruits and other tropical and semitropical fruits, such as it is possible to grow in the United States, and that on account of the extreme southern location of these lands, being what may be termed the southernmost land in the United States, perhaps freer from injury from frost than any other cultivatable lands in the United States.



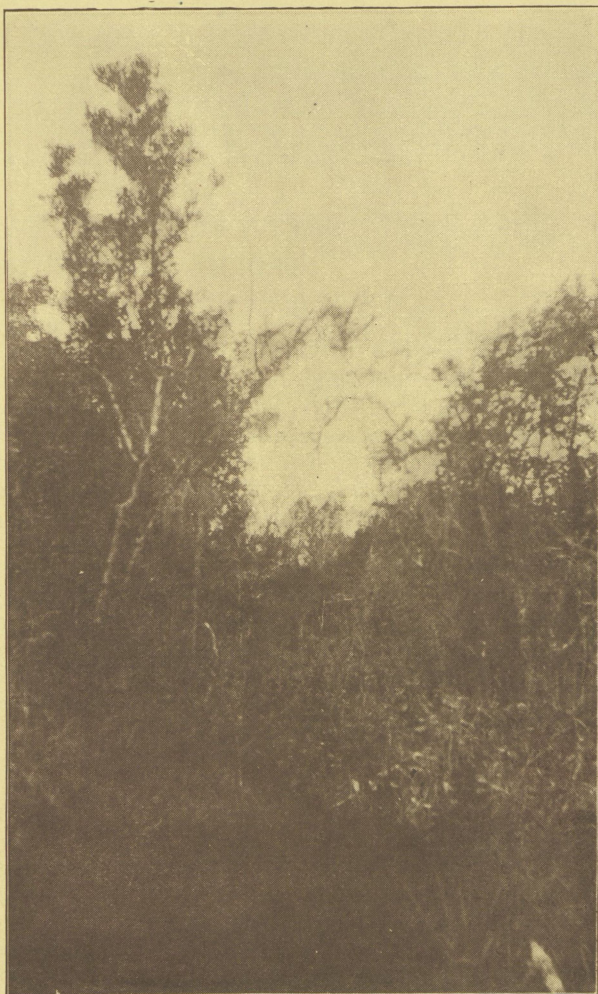
Surveying crew under Colonel Zoll, civil engineer, surveying route through the Company's lands, locating Ingraham Highway. See report of Engineer Zoll to the Board of County Commissioners.

SPECIAL ROAD AND BRIDGE DISTRICT

The citizens residing in the lower part of Dade County authorized a Special Road and Bridge District Number 1, in the early part of 1915, which district extends from a point about a mile and a half north of Homestead to the waters of the ocean west to the Monroe County line and the area lying south thereof is embraced therein as appears on the map. The purpose of this special road and bridge district was to construct a system of hard-surfaced roads, as appear on the accompanying map, including the Ingraham Highway passing through the Royal Palm State Park and the Dade Muck Land Company's lands and on towards Cape Sable to the county line as indicated on the accompanying map, and the construction and maintenance of the roads are therefore under the supervision of the Board of County Commissioners, the special road and bridge district having issued \$100,000.00 of bonds, which have been sold and the property within the road district is assessed to pay bonds and interest thereon.

SUB-DRAINAGE DISTRICT

A sub-drainage district has also been organized under the laws of Florida, the boundaries of the district being indicated in the accompanying map. This sub-drainage district is to be operated by supervisors of the sub-drainage district under the law, financed by an acreage drainage tax on the lands within the sub-drainage district, thus placing the improvements of the territory and the lands of the company in the hands of county and district officers and not the officers of the land company.



Typical view of small hammocks on certain of the Company's lands.



Party inspecting Company's prairie marl lands March 7, 1916, being at the corner post at the north-east corner of Township 59 South, Range 36 East, being three miles distant from the grant to the Royal Palm State Park, and one and one-half miles distant from the endowment tract of the Royal Palm State Park, and due west therefrom.

A. C. MARSHALL COMPANY FLORIDA CITRUS FRUITS

Jacksonville, Fla., March 2, 1916.

Hon. W. S. Jennings, City.

Dear Sir — Adverting to our telephone conversation this morning, at which time you inquired as to our idea of average yields, cost of production, net values, etc., on tomatoes planted on prairie lands in the country south of Miami, will say that, as a rule, 1,500 to 2,000 pounds of fertilizer is used per acre, which costs from \$28.00 to \$40.00 per ton. We think 1,500 pounds is sufficient under normal conditions. Labor, seed, etc., is estimated to cost from \$15.00 to \$20.00 per acre. Farmers in that locality figure on yields ranging from 250 to 400 crates of tomatoes to the acre; in some instances they make as high as 600 crates to the acre, and even more. The value of tomatoes on an average year in and out ranges from \$1.40 to \$1.75 per case for Fancy, which includes the larger sized and perfect tomatoes, and the value of the second grade, which is termed Choice, and which is the smaller sized tomatoes that grade perfect, ranges from 90 cents to \$1.25. Fields generally produce from 65 to 75 per cent Fancy, taking the season as a whole. The cost of grading and packing, which includes expenses from the vine to the car, is approximately 40 cents.

We might add that the above represents what we consider a conservative statement; and, incidentally, we will mention that we happen to know of one block of tomatoes, at this writing, consisting of 100 acres, south of Miami, that the estimated yield is between 600 and 700 crates per acre, from which field the farmer is gathering tomatoes now. We think that the average yield on the coast this season will be at least 400 crates per acre; and at this writing, tomatoes are selling f. o. b. loading station at \$1.25 for Choice, and \$1.75 for Fancy. The market the latter part of April will be higher, judging from supplies now in sight for shipment at that time as compared with the demand at that season in past years.

Yours very truly,

A. C. MARSHALL COMPANY,

(Signed) A. C. Marshall.



Picnic party at lunch in the Royal Palm State Park February, 1916.

ELEVATION

UNITED STATES DEPARTMENT OF AGRICULTURE WEATHER BUREAU SUMMARY OF THE CLIMATOLOGICAL DATA FOR THE UNITED STATES BY SECTIONS

Reprint of Section 84, Southern Florida.

Shows the south coast group at page 7, Miami, Dade County, Florida, elevation, 5 feet.

Flamingo, Monroe County, Florida (see relative location of company's lands on accompanying map), 4 feet.

TEMPERATURE

Flamingo—length of record 7 years—high temperature:

January	88	May	96	September	97
February	88	June	94	October	96
March	90	July	98	November	91
April	94	August	98	December	86
Annual, 98					

Lowest temperature—7-year record:

January	30	May	50	September	70
February	37	June	61	October	53
March	39	July	67	November	42
April	49	August	70	December	29
Annual, 29					

Frost date, Flamingo (page 29) :

"Average date of first killing frost; none reported.

"Average date of last killing frost; none reported.

"Date of earliest killing frost of record, January 26.

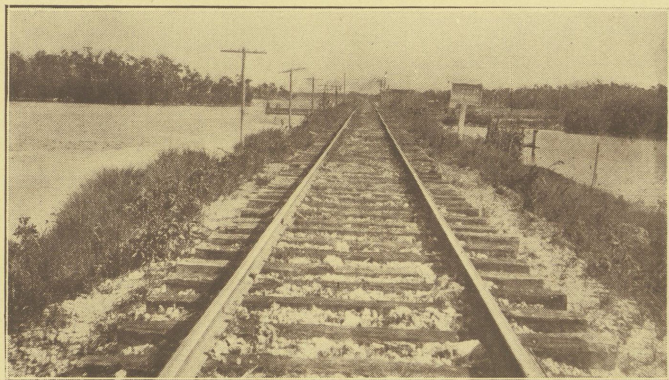
"Date of last killing frost of record, January 27.

"NOTE.—Killing frost too infrequent to obtain reliable average.

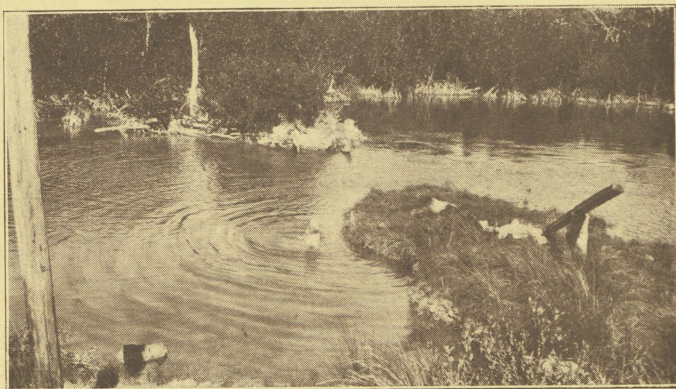
"No killing frost reported 1914.

"Number of days with minimum temperature, 32 or below, seven-year record (season 1904-05), 2 days."

VARIOUS MISCELLANEOUS VIEWS, NOT ON THE COMPANY'S
LANDS, BUT IN THE SAME GENERAL TERRITORY,
PRINCIPALLY AROUND CAPE SABLE SECTION



Florida East Coast Railway, Jewfish Station, about 20 miles south of Homestead, and about 16 miles from the Company's lands, by water.



Scene in the vicinity of Jewfish Station.



Potato field, Cape Sable.

**VARIOUS MISCELLANEOUS VIEWS, NOT ON THE COMPANY'S
LANDS, BUT IN THE SAME GENERAL TERRITORY,
PRINCIPALLY AROUND CAPE SABLE SECTION**



Camp of Surveying Crew.

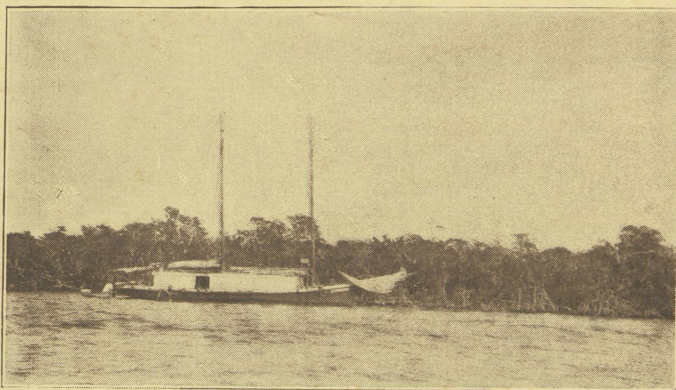


Tomato Field, Cape Sable.



Tomato Field, Cape Sable.

VARIOUS MISCELLANEOUS VIEWS, NOT ON THE COMPANY'S
LANDS, BUT IN THE SAME GENERAL TERRITORY,
PRINCIPALLY AROUND CAPE SABLE SECTION



Wood Schooner in Whitewater Bay.



Caretaker's tent, Royal Palm State Park, with auto in front, March 7, 1916.

TABLE OF DISTANCES

From	Miles by direct line:	Miles by road, as shown by map:
Miami to Homestead, by Flor- ida East Coast Railway . . .		28
Homestead depot to Royal Palm State Park	10	13
Royal Palm State Park to east line of lands	3	4 $\frac{3}{4}$
State Park Endowment to east line of lands	1 $\frac{1}{2}$	
Homestead depot to northeast corner of lands	13 $\frac{3}{4}$	
Homestead depot to east line of lands, via Ingraham Highway route		19

DADE MUCK LAND COMPANY

PLAN OF SUBDIVISION OF

Sec. _____ Twp. _____ S. R. _____ 36 _____ E. _____

DADE COUNTY, FLORIDA

15					9	7					1
	14	13	12	11			6	5	4	3	
16					10	8					2
17					23	25					31
	19	20	21	22			27	28	29	30	
18					24	26					32
47					41	39					33
	46	45	44	43			38	37	36	35	
48					42	40					34
49					55	57					63
	51	52	53	54			59	60	61	62	
50					56	58					64

This memorandum plat is not official nor to be placed of record, but is only for the use of sales agents as a convenient form of showing location of various tracts. The description in deeds will follow usual legal subdivision under United States survey, making an absolute and valid regular description. For example: Lot 1 will be described as NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of NE $\frac{1}{4}$, containing 12 $\frac{1}{2}$ acres; and Lot 3, as E $\frac{1}{2}$ of W $\frac{1}{2}$ of NE $\frac{1}{4}$ of NE $\frac{1}{4}$, containing 12 $\frac{1}{2}$ acres.

The above plat shows the Company's plan of subdivision of Sections 1 to 36 inclusive, except 16, in Townships 59 and 60, S. R. 36 E., Dade County, Fla.

Each numbered lot or tract contains twelve and one-half acres less the slight road reservation as shown. Lots 1, 2, 7, 8, and others of similar form, measure 660 feet east to west, and 825 feet north to south; lots 3, 4, 5, 6, and others of that form, measure 330 feet east to west, and 1,650 feet north to south; reservations for roads, as shown, and as stated in contracts, etc., to be deducted from such measurements. Quarter-section contains 200 acres; section, 800 acres.

MAP OF SOUTHERN PART OF DADE
AND MONROE COUNTIES FLORIDA:

SHOWING:

- SPECIAL ROAD AND
BRIDGE DISTRICT NO. ONE
- HOMESTEAD SUB-
DRAINAGE DISTRICT
- INGRAHAM HIGHWAY
- BEING BUILT BY DADE CO
- OTHER ROCK ROADS
- ▨ PROPERTY OF DADE
MUCK LAND CO
- ALSO STATE PARK AND
ENDOWMENT ETC

